

## COMMITTEE OF THE WHOLE MEETING

DECEMBER 9, 2013

Location: Council Chambers, Municipal Office

Present: Warden S. Sampson, Deputy Warden G. Johnson  
Councillor R. Samson, Councillor A. Martell  
Councillor S. McNamara, Councillor B. Marchand  
Councillor G. Boucher, Councillor S. MacNeil

Warden Sampson called the meeting to order at 7:00 p.m.

Warden Sampson indicated that regrets were received from Councillor David and Councillor Beaton

### Items Added to the Agenda

There were no items added to the agenda.

Moved by Councillor McNamara, seconded by Councillor Boucher that the agenda be approved as presented. Motion carried.

### Review of Minutes: November 12, 2013

Moved by Councillor Martell, seconded by Deputy Warden Johnson that the minutes of November 12, 2013 be adopted as presented. Motion carried.

### Presentations:

- a) Adam Rodgers (Chamber of Commerce) re: Update

Warden Sampson welcomed Mr. Adam Rodgers (President) and Mr. Damian MacInnis (Executive Director) to the meeting.

Mr. Rodgers and Mr. MacInnis provided an update which highlighted the activities of the Chamber, the benefits for members and their willingness to create a partnership with businesses in the quad counties.

A discussion period ensued.

Warden Sampson thanked Mr. Rodgers and Mr. MacInnis for their presentation.

Solicitors/Eastern District Planning Commission re: Proposed Demolition:

- Property of Michelle Richards and George James Ginnell, 391 Shore Road, Lower L'Ardoise, Richmond County, (PID# 75068080), (AAN# 02777282)

(i) Mr. John Bain re: Update on Property

Mr. Sean Donovan made a Power Point presentation to the Committee (Copy attached).

Mr. Donovan noted the following:

- The original complaint was received on January 17, 2013;
- Mr. Donovan conducted a site visit after receiving the original complaint;
- Mr. Leblanc, CBO2, then conducted a site visit at Mr. Donovan's request;
- Mr. Donovan and Mr. Leblanc then met at the property with Miss Richards to again inspect the dwelling, both inside and out;
- A letter was sent on April 3, 2013 to Miss Richards requesting a report be submitted from a structural engineer regarding the integrity of the dwelling;
- October 1, 2013, a complainant called for an update on the property. It was noted that no structural engineers report was submitted and no contact was made from the property owner;
- October 4, 2013 Mr. Donovan re-visited the property and noted no work was done to the dwelling and the dwelling had further deteriorated;
- October 8, 2013 Mr. Leon Leblanc submitted a recommendation that the dwelling unit be demolished and removed from the property;
- October 10, 2013 a letter was sent to Miss Richards and Mr. Olsen from Mr. Donovan, Administrator for Dangerous and Unsightly Premises, that recommended demolition of the dwelling on 391 Shore Road Lower L'Ardoise;
- The administrator recommended that an "Order to Remedy Condition" be issued and that the Order be a Demolition Order issued from Council to the owners. The Order should state to the owners that the building is to be demolished and all debris be removed and disposed of in the appropriate manner within thirty (30) days. If the property owner fails to comply, the Municipality will complete the same and recover the costs.

(ii) Opportunity for the Above Property Owner to Address the Committee

Ms. Michelle Richards, along with Ms. Robin Fougere, Article Writer, Evans MacIsaac MacMillan Law Office, approached the Committee.

Ms. Richards indicated that she had attempted to deal with the structure. She also indicated that it was used for storage purposes only and that no one resided in the building.

Ms. Richards presented the following proposal:

- The building be converted to a storage unit facility, roof and siding be repaired, shed be demolished on the back of the building, board up windows and cover with siding, secure the building to prohibit the possibility of intrusion into the building, surrounding areas be cleaned up and any candles on the premises be removed;
- Contact was made with a structural engineer and Ms. Richards was informed that it was not necessary;
- Council postpone their decision until February 2014.

The following points were brought forth during discussion:

- Property clean-up will be costly due to extensive needed repairs;
- There is potential for the order to be extended to 60 days;
- If a considerable amount of work was done by the end of the 60 day order, some considerations should be made
- Inspection of the dwelling by a structural engineer is required before any repairs begin.

Moved by Councillor Boucher, seconded by Councillor Marchand that the Committee recommend to Council to uphold the recommendation of the Eastern District Planning Commission and that an "Order to Remedy Condition" be issued to the property of Michelle Richards and George James Ginnell, 391 Shore Road, Lower L'Ardoise, Richmond County, (PID# 75068080), (AAN# 02777282) and that the Order be a Demolition Order issued from Council to the owners. The Order should state to the owners that the building is to be demolished and all debris be removed and disposed of in the appropriate manner within sixty (60) days effective January 1, 2014. If the property owner fails to comply the Municipality will complete the same and recover the costs. Motion carried.

CAO re:

- a) SAT

The CAO presented a Power Point presentation to the Committee (Copy attached).

The CAO provided an overview of the recent study and highlighted the following:

- Study Objectives
- Work Plan
- Peer Reviews
- Community Engagement

- Recommendations
- Next Steps

The following points were brought forth during discussion:

- Inverness and Port Hawkesbury's interest is minimal;
- A significant increase in our financial commitment would be required in order to continue to support this initiative;
- If the other neighboring towns and counties are not equally willing to support this project, Richmond County should reconsider;
- Increase in the number of door-to-door picks up also increases operational costs;
- When the service was closed there was no public outcry;
- All aspects of this initiative must be considered before making a decision.

It was a consensus of the Committee that Richmond County takes the lead and strikes a working committee that would consist of the Wardens and Mayor as well as Council members and staff to review the final report and make a recommendation on the next step.

#### b) Food Banks

The CAO noted that past yearly contributions were made to the local food banks. He requested direction from the Committee regarding contributions for this year.

Moved by Councillor Boucher, seconded by Councillor Marchand that the Committee recommend to Council that a contribution be made to the five local food banks in the amount of \$2,000 each; and further moved that the local food banks be invited to the December 16, 2013 Council Meeting for a cheque presentation. Motion carried.

#### Correspondence:

##### For Information Purposes

- (a) Association of Municipal Administrators Nova Scotia re: Thank You;
- (b) Town of Yarmouth re: Yarmouth-New England Ferry Service;
- (c) Attorney General, Justice (Hon. Lena Metlege Diab) re: Thank You;
- (d) Teamsters Canada re: Safety Rules for Transporting Hazardous Materials;
- (e) Copy of Letters from Warden

### Action Required

- (a) CFO, Stewart MacDonald re: Request for Tax Exemption, Basin River Inhabitants Historical Society, Account #'s 10278406, 10278414 and 10278422 (Notice of Motion required);

The CAO indicated that there has been a request to include three other properties of the Basin River Inhabitants Historical Society to By-Law #56.

Moved by Councillor McNamara, seconded by Councillor Boucher that notice be given to amend By-Law #56 Tax Exempt By-Law to include the Basin River Inhabitants Historical Society, Account #'s 10278406, 10278414 and 10278422. Motion carried.

- (b) Nova Scotia Department of Transportation & Infrastructure Renewal re: Cost Shared Paving and Repaving of J-Class Subdivision Streets;

The CAO indicated that if there is interest to cost share the paving and repaving expenses of J-Class subdivision streets a prioritized list of streets for consideration must be submitted by January 31, 2014.

The CAO indicated that the Municipality has never participated in cost sharing efforts with the Province for paving or repaving of such roads.

Moved by Councillor MacNeil, seconded by Councillor Boucher that staff write a letter to the Minister of Transportation requesting a review of the cost sharing formula for J-Class roads. Motion carried.

- (c) IWK Health Centre Foundation re: Request for Donation;

For information purposes.

- (d) Shannon Mury re: Grant Requests

- West Bay Pastoral Charge, Municipal District Activity Fund, District #5 (\$800);
- Dr. W.B. Kingston Memorial Community Health Centre, Municipal District Infrastructure Fund, District #9 (\$25,000);
- Saint Joseph's Services, Municipal District Activity Fund, District #2 (\$267.89);
- Our Lady of Assumption CWL, Municipal District Activity Fund, District #1 (\$300);
- Mi'Kmaaway School, Municipal District Activity Fund, District #10 (\$500);
- Isle Madame Small Options Society, Municipal District Infrastructure Fund, District #1 (\$2,128.13);

- Isle Madame Boat Club, Municipal District Infrastructure Fund, District #1 (\$9,000);
- Riverdale Community Services Society, Municipal District Activity Fund, District #5 (\$100);
- Louisdale Lions Club, Municipal District Activity Fund, District #6 (\$500);
- St. Louis CWL, Municipal District Activity Fund, District #6 (\$500);
- Louisdale Fleur de Lis Seniors, Municipal District Activity Fund, District #6 (\$1,000);

Moved by Deputy Warden Johnson, seconded by Councillor Samson that the Committee recommend to Council that the following grants be approved:

- \$800, West Bay Pastoral Charge, Municipal District Activity Fund, District #5;
- \$25,000, Dr. W.B. Kingston Memorial Community Health Centre, Municipal District Infrastructure Fund, District #9;
- \$267.89, Saint Joseph's Services, Municipal District Activity Fund, District #2 ;
- \$300, Our Lady of Assumption CWL, Municipal District Activity Fund, District #1 ;
- \$250, Mi'Kmawey School, Municipal District Activity Fund, District #10;
- \$2,128.13, Isle Madame Small Options Society, Municipal District Infrastructure Fund, District #1;
- \$9,000, Isle Madame Boat Club, Municipal District Infrastructure Fund, District #1;
- \$100, Riverdale Community Services Society, Municipal District Activity Fund, District #5;
- \$500, Louisdale Lions Club, Municipal District Activity Fund, District #6;
- \$500, St. Louis CWL, Municipal District Activity Fund, District #6;
- \$1,000, Louisdale Fleur de Lis Seniors, Municipal District Activity Fund, District #6;

Motion carried.

#### Approval of Cheques Issued: October, 2013

The CAO indicated that there were no inquiries regarding the list of cheques for October, 2013.

Moved by Councillor MacNeil, seconded by Councillor Boucher that the list of cheques issued for October, 2013 in the amount of \$1,327,142.71 be approved. Motion carried.

#### Review of Cheques Issued: November, 2013

For information purposes.

Items Added to the Agenda

There were no items added to the agenda.

Fifteen Minute Question Period

There were no questions from the gallery.

In-Camera

Moved by Deputy Warden Johnson, seconded by Councillor McNamara that the meeting proceed to “In-Camera” session. Motion carried.

Moved by Deputy Warden Johnson, seconded by Councillor Martell that the meeting reconvene to regular session. Motion carried.

Moved by Deputy Warden Johnson, seconded by Councillor Boucher that the Committee recommend to Council that a post retirement benefit be approved to enable the Municipal unit to provide pension benefits to the CFO of 1.3% to Yearly Maximum Pensionable Earnings and 2% on remainder based on the existing payment formula in our defined benefit pension plan and also to allow the Municipal Clerk and Data Processing Operator to receive a post retirement benefit equal to 3.08 years of unfunded pension service based on the existing payment formula in our defined benefit plan, with figures being provided by our pension carrier and that the benefit would include survivor benefits in accordance with the existing defined benefit plan and it is FURTHER MOVED that the Warden and Chief Administrative Officer be authorized to enter into any necessary agreements. Motion carried.

Adjournment

Moved by Councillor Boucher, seconded by Councillor Samson that the meeting be adjourned. Motion carried.

There being no further business the meeting was adjourned at 9:35 p.m.

MINUTES RECORDED BY:

MUNICIPAL CLERK:

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\_\_\_\_\_  
CHAIRPERSON

\_\_\_\_\_  
CHIEF ADMINISTRATIVE OFFICER